

CITY OF SAN DIEGO FACILITIES FINANCING PROGRAM

TITLE: STONEBRIDGE PARKWAY (4-Lane Collector) (formerly Rancho Encantada Pkwy)

DEPARTMENT: ENGINEERING AND CAPITAL PROJECTS

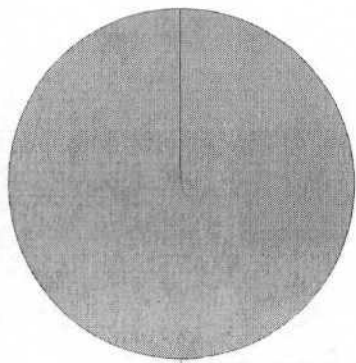
CIP or JO#:

PROJECT: T-1

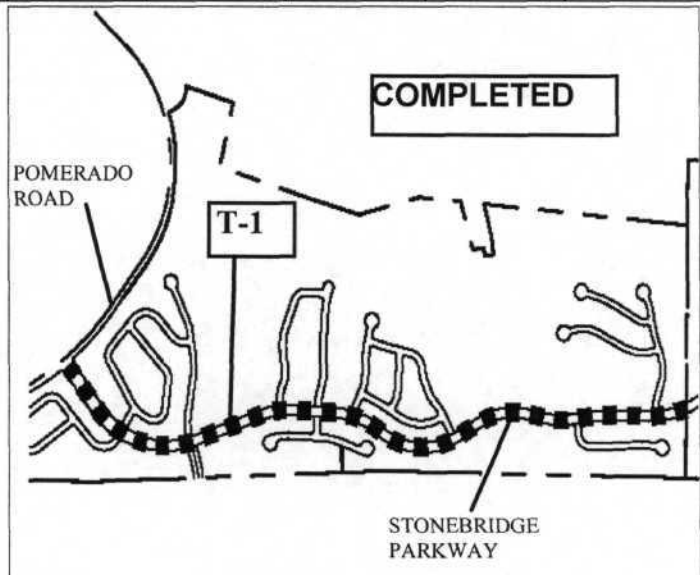
COUNCIL DISTRICT: 7

COMMUNITY PLAN: Rho .Encantada

FUNDING:	SOURCE	EXPEND/ ENCUMB	CONT APPROP					
0	FBA							
0	SUBDIVIDER							
883,000	SUBDIVIDER / CFD	883,000						
0	OTHER							
0								
0								
0								
0								
883,000	TOTAL	883,000	0	0	0	0	0	0



SUBDIVIDER / CFD (\$883,000.00)



Description: Design and construct Stonebridge Parkway as a modified Four Lane Urban Collector for a distance of 800 lineal feet easterly of Pomerado Road plus transition to a Two Lane Collector for approximately 5150 lineal feet to the easterly boundary of the Montecito boundary.

Justification: This project provides the primary access to the community.

Schedule: This segment of Stonebridge Parkway was constructed in 2004 concurrent with the first units built in Rancho Encantada.

Funding: That portion of the project was constructed by the developer and was funded by the Poway Unified School District CFD No. 11.

CITY OF SAN DIEGO FACILITIES FINANCING PROGRAM

TITLE: STONEBRIDGE PARKWAY (Mod. 2-Lane Collector) (formerly Rancho Encantada Pkwy)

DEPARTMENT: ENGINEERING AND CAPITAL PROJECTS

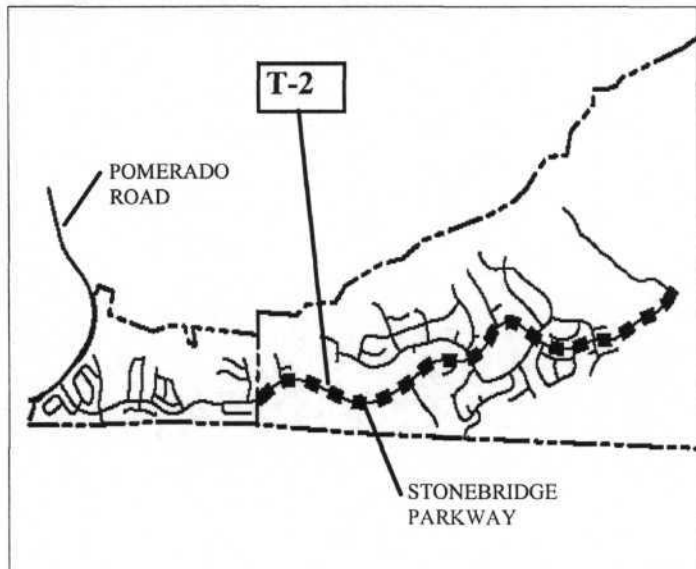
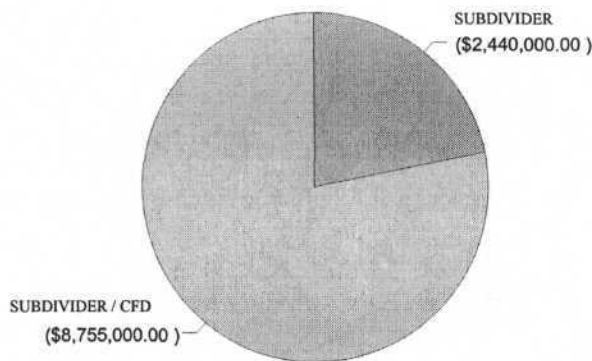
CIP or JO#: 52-301.0

PROJECT: T-2

COUNCIL DISTRICT: 7

COMMUNITY PLAN: Rho Encantada

FUNDING:	SOURCE	EXPEND/ ENCUMB	CONT APPROP	2005	2006	2007	2008	
0	FBA							
2,440,000	SUBDIVIDER						2,440,000	
8,755,000	SUBDIVIDER / CFD		1,630,000	7,125,000				
0	OTHER							
0								
0								
0								
11,195,000	TOTAL	0	1,630,000	7,125,000	0	0	2,440,000	0



Description: Design and construct Stonebridge Parkway as a Two Lane Collector for approximately 12,950 lineal feet from the easterly limits of Montecito to the access point for Planning Area 11.

Justification: This project provides the primary access to the precise plan area.

Schedule: The first segment (west end) of Stonebridge Parkway is currently under construction. As development occurs, construction will work its way east.

Funding: That portion of the project from the easterly boundary of Montecito to the school/park site is to be funded by the Poway Unified School District CFD No. 11.

CITY OF SAN DIEGO FACILITIES FINANCING PROGRAM

TITLE: OLD CREEK ROAD (Two Lane Rural Roadway)(Secondary Fire Access Road)

DEPARTMENT: ENGINEERING AND CAPITAL PROJECTS

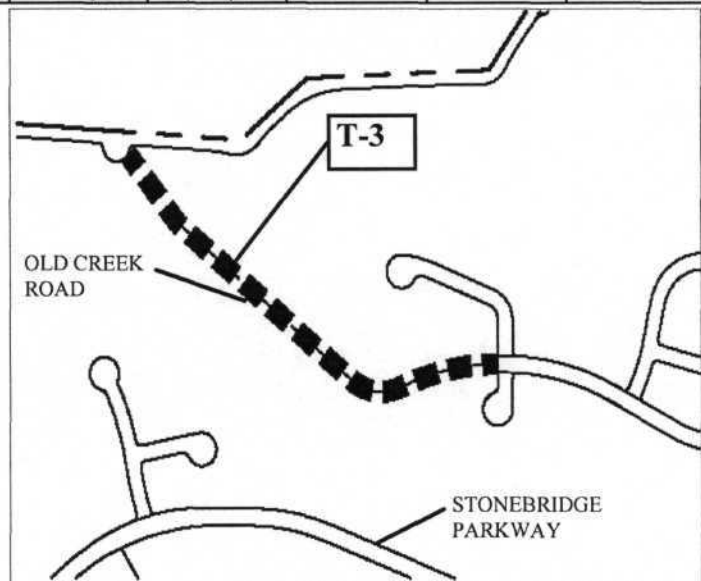
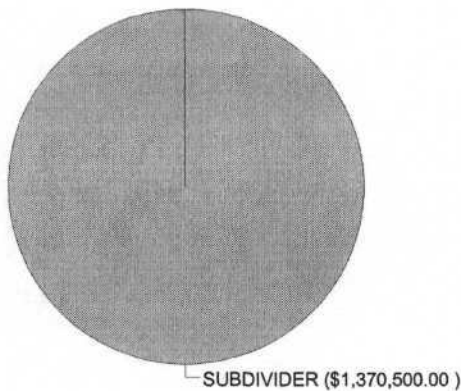
CIP or JO#: 52-308.0

PROJECT: T-3

COUNCIL DISTRICT: 7

COMMUNITY PLAN: Rho. Encantada

FUNDING:	SOURCE	EXPEND/ ENCUMB	CONT APPROP	2005	2006			
0	FBA							
1,370,500	SUBDIVIDER			342,625	1,027,875			
0	SUBDIVIDER / CFD							
0	OTHER							
0								
0								
0								
1,370,500	TOTAL	0	0	342,625	1,027,875	0	0	0



Description: Design and Construct 6,000 lineal feet of Rural Local Roadway to serve as a secondary access and fire service to the precise plan area. Roadway extends from Stonebridge Parkway to the northerly limits of precise plan area.

Justification: This roadway provides for a secondary access to the precise plan area, primarily for fire equipment access and other emergency vehicles.

Schedule: Old Creek Road will be built as development occurs in this area of the Community.

CITY OF SAN DIEGO FACILITIES FINANCING PROGRAM

TITLE: POMERADO ROAD/STONEBRIDGE PKWY (Intersection Improvements)

DEPARTMENT: ENGINEERING AND CAPITAL PROJECTS

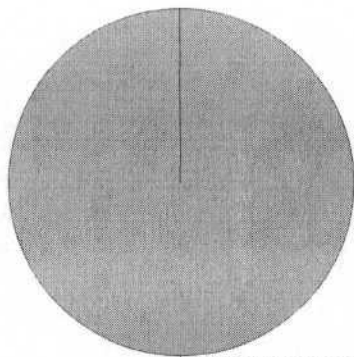
CIP or JO#:

PROJECT: T-4

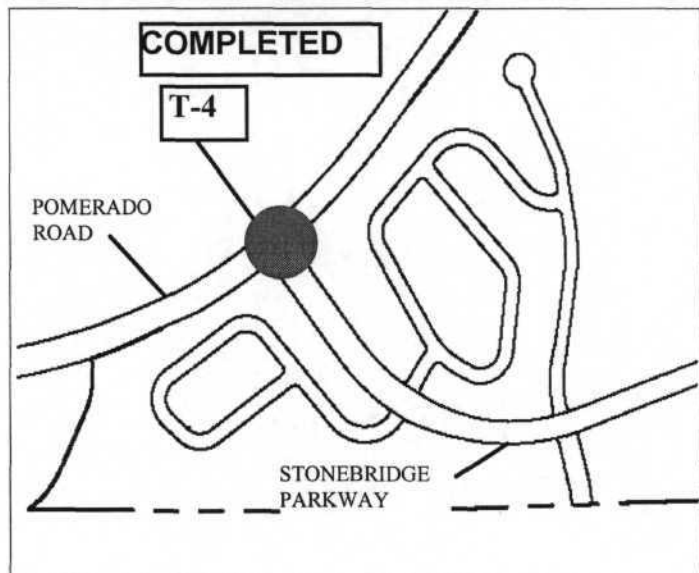
COUNCIL DISTRICT: 7

COMMUNITY PLAN: Rho. Encantada

FUNDING:	SOURCE	EXPEND/ ENCUMB	CONT APPROP						
0	FBA								
0	SUBDIVIDER								
1,808,000	SUBDIVIDER / CFD	1,808,000							
0	OTHER								
0									
0									
0									
0									
1,808,000	TOTAL	1,808,000	0	0	0	0	0	0	0



SUBDIVIDER / CFD (\$1,808,000.00)



Description: Design and Construct improvements at the intersection of Stonebridge Parkway and Pomerado Road to accommodate new project entry into planning area. This project shall also include the construction of Pomerado Road from Spring Canyon Road to north of Legacy Road as a Modified Four-Lane Major Street, with appropriate transitions, signal, satisfactory to the City Engineer (approximately 3,800 lineal feet).

Justification: This project addresses the impacts associated with the addition of a new intersection on Pomerado Road.

Schedule: These improvements were constructed in 2004 concurrent with the first residential units in Rancho Encantada, as required by the City Engineer.

Funding: These improvements were funded by the Poway Unified School District CFD No. 11.

CITY OF SAN DIEGO FACILITIES FINANCING PROGRAM

TITLE: TRAFFIC SIGNAL - STONEMILL DRIVE AT POMERADO ROAD

DEPARTMENT: ENGINEERING AND CAPITAL PROJECTS

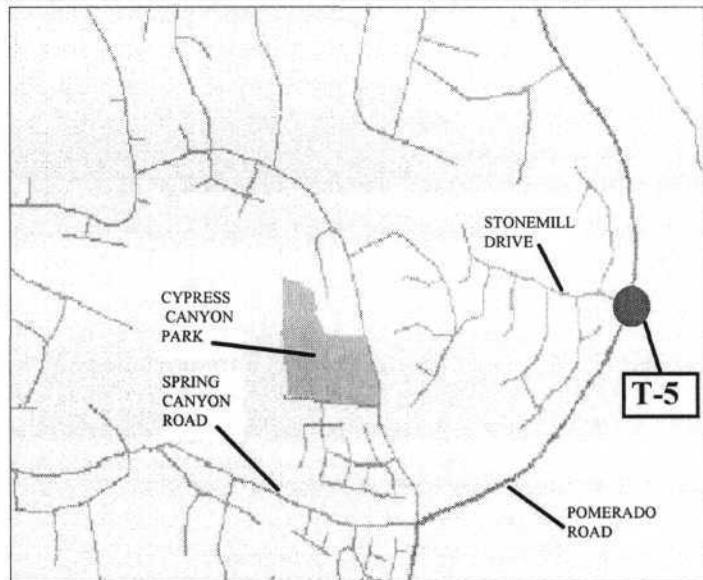
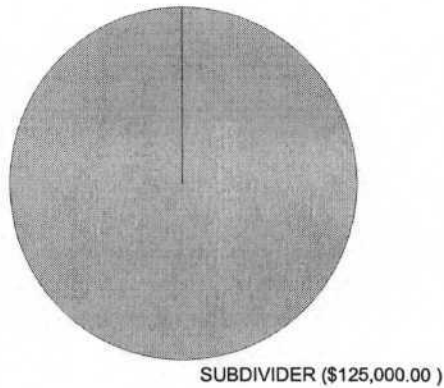
CIP or JO#: 52-309.0

PROJECT: T-5

COUNCIL DISTRICT: 7

COMMUNITY PLAN: Rho. Encantada

FUNDING:	SOURCE	EXPEND/ ENCUMB	CONT APPROP					
0	FBA							
125,000	SUBDIVIDER		125,000					
0	SUBDIVIDER / CFD							
0	OTHER							
0								
0								
0								
125,000	TOTAL	0	125,000	0	0	0	0	0



Description: The installation of a traffic signal at this location.

Justification: Access for Stonemill Drive must be provided while maintaining efficient traffic operations on Pomerado Road. The traffic signals will allow pedestrians to cross at a controlled intersection. This improvement will improve traffic conditions that concern the community.

Schedule: Construction will occur at a later date when the full impact of the traffic study created by the Community has been realized.

Funding: Subdivider has provided funds to the City of Poway for this project. This payment satisfies the subdivider's obligation to this project.

CITY OF SAN DIEGO FACILITIES FINANCING PROGRAM

TITLE: POMERADO ROAD EASTBOUND AT I-15 NORTHBOUND OFF-RAMP

DEPARTMENT: ENGINEERING AND CAPITAL PROJECTS

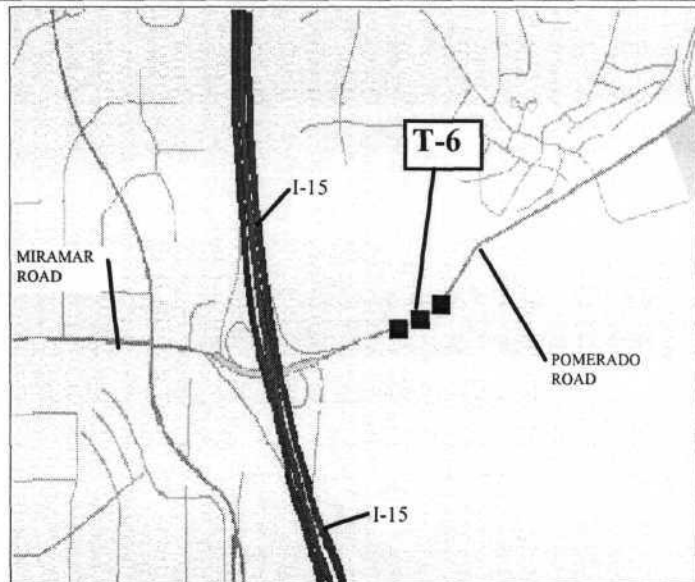
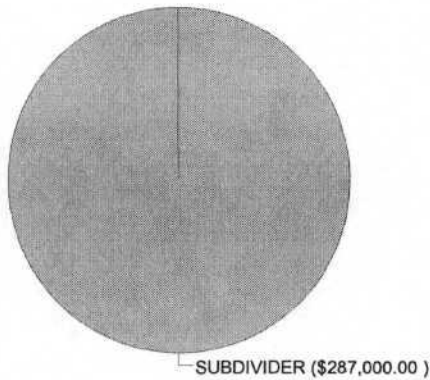
CIP or JO#: 52-304.0

PROJECT: T-6

COUNCIL DISTRICT: 7

COMMUNITY PLAN: Rho. Encantada

FUNDING:	SOURCE	EXPEND/ ENCUMB	CONT APPROP					
0	FBA							
287,000	SUBDIVIDER		287,000					
0	SUBDIVIDER / CFD							
0	OTHER							
0								
0								
0								
287,000	TOTAL	0	287,000	0	0	0	0	0



Description: The addition of up to twelve feet of additional paving width between the US Navy/Marine Reserve driveway and the USIU secondary driveway (approximately 600 feet of additional merging distance). The second component of this improvement would reconfigure the merge into two distinct merges. The two lanes of eastbound traffic on Pomerado crossing the overpass over I-15 would merge just after the off-ramp. This newly merged single lane would then merge with the eastbound off-ramp traffic approximately 700 feet further east. Right-of-way currently exists to construct project.

Justification: The improvement would reduce the magnitude and frequency of back-ups onto the I-15 main lanes. The proposed improvement would reduce queues and traffic delays by removing the eastbound merging constraints. This improvement would offset the community's traffic impacts at this location and address impacts from future area growth.

Schedule: These improvements are currently under construction by CALTRANS.

Funding: Subdivider has provided funds to CALTRANS for this project. This payment satisfies the subdivider's obligation to this project.

CITY OF SAN DIEGO FACILITIES FINANCING PROGRAM

TITLE: I-15 NORTHBOUND OFF-RAMP TO POMERADO ROAD

DEPARTMENT: ENGINEERING AND CAPITAL PROJECTS

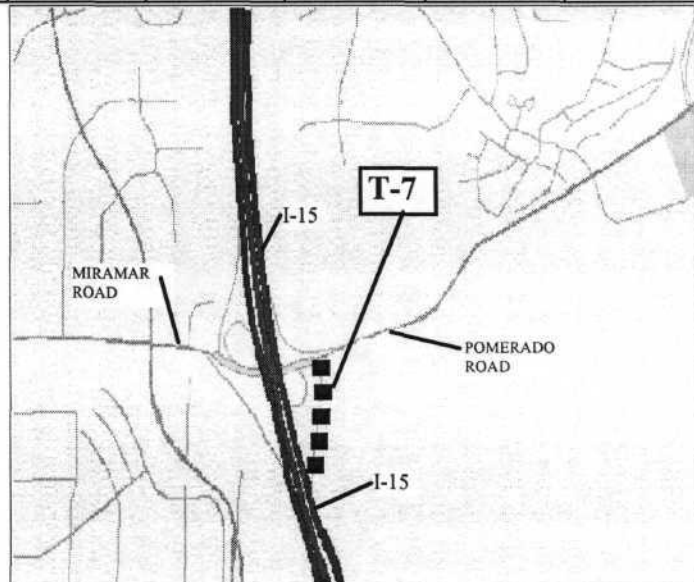
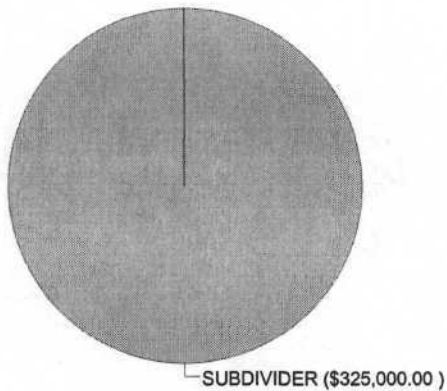
CIP or JO#: 52-305.0

PROJECT: T-7

COUNCIL DISTRICT: 7

COMMUNITY PLAN: Rho, Encantada

FUNDING:	SOURCE	EXPEND/ ENCUMB	CONT APPROP					
0	FBA							
325,000	SUBDIVIDER		325,000					
0	SUBDIVIDER / CFD							
0	OTHER							
0								
0								
0								
325,000	TOTAL	0	325,000	0	0	0	0	0



Description: This project addresses the ramp queue storage deficiency. Currently, the off-ramp consists of one lane for approximately 750 feet flaring to two lanes and, finally, to three lanes near the Pomerado Road intersection. This improvement would widen the ramp to accommodate two lanes shortly after exiting the freeway, providing 900 feet of additional storage. Striping and signing improvements would be required in order to designate the right lane for eastbound only traffic and the left lane for westbound only traffic. Right-of-way currently held by Caltrans.

Justification: The improvement will reduce the magnitude and frequency of back-ups onto the I-15 main lanes. The improvement will provide approximately 900 feet of additional lane, providing 1500 feet of queue storage on the ramp for both the left and the right turning movements at Pomerado Road. This improvement would offset the community's traffic impacts at this location and address impacts from future area growth.

Schedule: These improvements are currently under construction by CALTRANS.

Funding: Subdivider has provided funds to CALTRANS for this project. This payment satisfies the subdivider's obligation to this project.

CITY OF SAN DIEGO FACILITIES FINANCING PROGRAM

TITLE: POMERADO ROAD/SCRIPPS POWAY PARKWAY INTERSECTION IMPROVEMENTS

DEPARTMENT: ENGINEERING AND CAPITAL PROJECTS

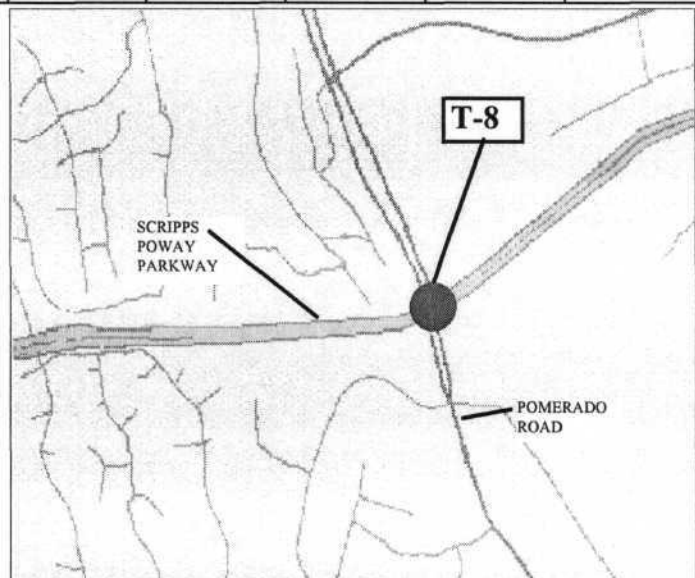
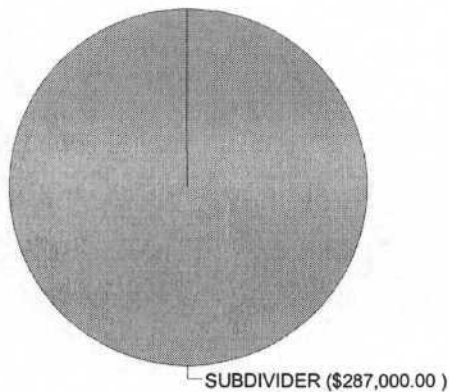
CIP or JO#: 52-306.0

PROJECT: T-8

COUNCIL DISTRICT: 7

COMMUNITY PLAN: Rho. Encantada

FUNDING:	SOURCE	EXPEND/ ENCUMB	CONT APPROP					
0	FBA							
287,000	SUBDIVIDER		287,000					
0	SUBDIVIDER / CFD							
0	OTHER							
0								
0								
0								
287,000	TOTAL	0	287,000	0	0	0	0	0



Description: The addition of a second left-turn lane to westbound Scripps Poway Parkway and a second left-turn lane northbound Pomerado Road. The two additional left-turn lanes will be added within the overall existing intersection geometry.

Justification: The improvement will raise the intersection level of service (LOS) to an acceptable LOS "D" by providing additional left-turn storage. This improvement would offset the community's traffic impacts at this location.

Schedule: Construction will occur at a later date when the full impact of the traffic study created by the Community has been realized.

Funding: Subdivider has provided funds to the City of Poway for this project. This payment satisfies the subdivider's obligation to this project.

CITY OF SAN DIEGO FACILITIES FINANCING PROGRAM

TITLE: SPRING CANYON ROAD BETWEEN SCRIPPS RANCH BLVD AND POMERADO ROAD

DEPARTMENT: ENGINEERING AND CAPITAL PROJECTS

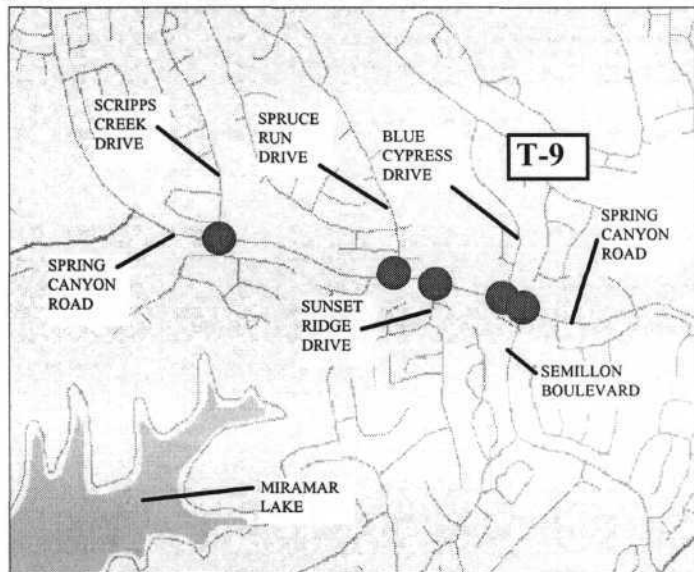
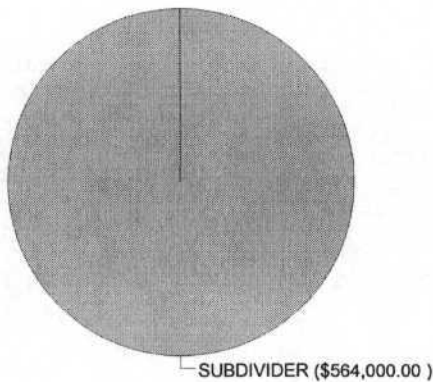
CIP or JO#: 52-307.0

PROJECT: T-9

COUNCIL DISTRICT: 7

COMMUNITY PLAN: Rho. Encantada

FUNDING:	SOURCE	EXPEND/ ENCUMB	CONT APPROP	2005	2006			
0	FBA							
564,000	SUBDIVIDER				564,000			
0	SUBDIVIDER / CFD							
141,000	OTHER	141,000						
0								
0								
0								
705,000	TOTAL	141,000	0	0	564,000	0	0	0



Description: The installation of traffic signals at three locations and the construction of raised medians at a number of intersections to reduce cut-through traffic on local collector streets. The project includes interconnection of the traffic signals in the segment. The intersections, subject to change based on the results of a traffic study, where the improvements are proposed:

1. Spring Canyon Road/Spruce Run Drive (Signal and median)
2. Spring Canyon Road/Sunset Ridge Drive (Median)
3. Spring Canyon Road/Semillon Boulevard (Signal and median)
4. Spring Canyon Road/Scripps Creek Drive (Signal and median) - completed
5. Spring Canyon Road/Blue Cypress (Median)

Justification: The traffic signals would allow pedestrians to cross at controlled intersections. The raised medians at the three intersections would provide additional control of the traffic movements. The additional raised medians at specific intersections would reduce cut-through traffic on local collector streets. Interconnecting the traffic signals would be an effective means of controlling traffic speeds without sacrificing roadway capacity.

Schedule: These improvements will be assured by the City Engineer concurrent with the construction of the first residential residential units in Rancho Encantada. Construction of the project will occur at a later date when the full impact of the traffic created by the community has been realized.

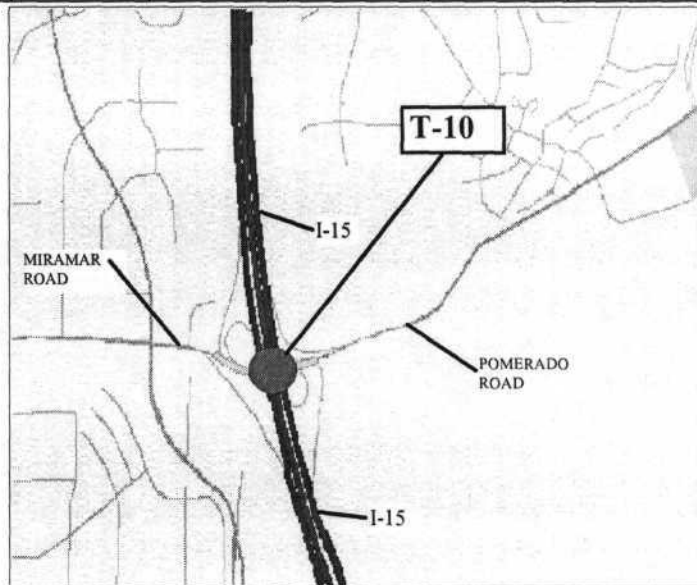
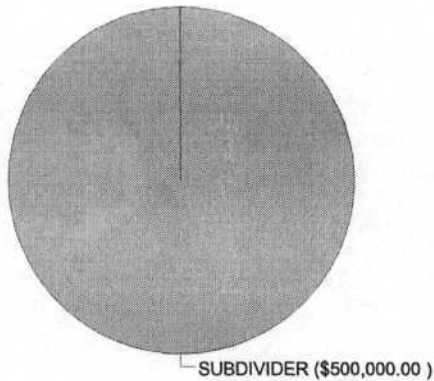
CITY OF SAN DIEGO FACILITIES FINANCING PROGRAM

TITLE: POMERADO ROAD WEST TO I-15 SOUTHBOUND RAMP

DEPARTMENT: ENGINEERING AND CAPITAL PROJECTS
CIP or JO#:

PROJECT: T-10
COUNCIL DISTRICT: 7
COMMUNITY PLAN: Rho. Encantada

FUNDING:	SOURCE	EXPEND/ ENCUMB	CONT APPROP					
0	FBA							
500,000	SUBDIVIDER		500,000					
0	SUBDIVIDER / CFD							
0	OTHER							
0								
0								
0								
0								
500,000	TOTAL	0	500,000	0	0	0	0	0



Description: Design and construct a second lane to the on-ramp entrance and add a high occupancy vehicle (carpool) bypass lane.

Justification: Future growth in the area is expected to add additional traffic delays and queue length during the morning peak hour to the westbound Pomerado Road to southbound I-15 on-ramp. The improvement would reduce queues and traffic delays by providing more efficient access onto the ramp from Pomerado Road. The improvement would offset the project's projected traffic impacts at this location and address impacts from future area growth.

Schedule: These improvements have been assured by the City Engineer concurrent with the construction of the first residential units in Rancho Encantada.

Funding: Subdivider has previously provided funds to CALTRANS for this project. This payment satisfies the subdivider's obligation to this project.